

Gila County Planning and Zoning Commission
Gila County Courthouse
1400 East Ash Street, Globe, AZ.
September 18, 2008/Approved October 16, 2008

1. Call to order/Pledge of Allegiance

Planning and Zoning Commission meeting was called to order by Chairman, Don Ascoli at 10:10 am.

2. Roll Call

Commission Present:	Chairman:	Don Ascoli
	Vice Chairman:	Lori Brown
	Members:	Jack Larimore
		Mickie Nye
		Renee Zeising
		Ron Christensen - Absent
		Rose Harper - Absent
		Jay Spehar
		Travis Williams

3. Review and Approval of Minutes

No corrections or additions to the minutes, motion was made by Commissioner Mickie Nye to approve and it was seconded by Commissioner Jack Larimore; motion passed unanimously.

4. Director/Commission Communications

Bob Gould, Director of Community explained the information handed out to the Commission prior to the meeting (see attached reports). He stated that the Economic Summit came up with the Hwy 60/70 Corridor Project. Commissioner Jay Spehar asked if this handout will be discussed and Bob Gould stated that it would be placed on the next agenda.

- 5. CUP-08-05 Applicant: John Calkins for Edward Esparza:** Request to construct an eight (8) foot by 16 (16) foot outdoor advertising sign, supported by 2 columns at 22 feet above finish grade on Gila County Tax Assessor's Parcel 205-10-006H. Double-faced, off-site (billboard) sign would be located on a vacant, C3 zoned, commercial property of 1.37 acres. Property is located on the northeast side of Highway 188 near Globe, AZ. This item was tabled from the August 21, 2008 meeting.

Bob Gould, Community Development Director stated that at the last meeting the Commission requested more information on the following:

1. Scenic Highway – It is not a scenic highway. ADOT map was provided in the packet
2. Surrounding zoning – map of surrounding zoning was given in the packet. Zoning on the north, East and south sides are zoned C3. Property across the street is zoned R1-D8 owned by BHP.
3. Zoning of C3 – Property was rezoned to C3 in 1971. The rezoning affected all property within 400 feet of the rights of way for the State Highway.
4. Easements affecting the property – Record of Survey Map 2733 shows several easements on or near the Esparza property (ROS Map 2733 was in the packet).

Commissioner Mickie Nye stated that he had met with Ellen Kretch, Globe Miami Chamber of Commerce Director, and stated that they were working on making it a scenic highway.

Chairman Don Ascoli opened for public comments; with no comments asked for a motion.

Vice-Chairperson Lori Brown motioned to recommend approval to the Board of Supervisors, Commissioner Travis Williams seconded the motion; motion passed with a 6 – 1 vote. Commission Member Mickie Nye voted against.

6. **Clean and Lien Ordinance:** A new ordinance to require an owner, lessee or occupant of real property within the unincorporated area of Gila County to remove rubbish, trash, weeds, filth, debris or dilapidated buildings constituting a public nuisance; prescribing the procedure for notice and appeal; providing for the removal thereof by the county and the assessment of the cost thereof as a lien against the property in the event of non-compliance; and prescribing a penalty of the placement of such materials on the property of another. This item was tabled from the August 21, 2008 meeting.

Chairman Ascoli thanked Margie Chapman, Code Enforcement Supervisor for all the hard work, and Margie thanked Joe Mendoza, Deputy Director for his help and hard work in completing the ordinance. She continued by explaining the report she prepared for the Commission.

Dave Fletcher, Director of Community Services/Health Division was present and answered questions and explained the Health Department Complaint Process.

After much discussion, it was determined that the Notice of Appeal and information related to the Order to Abate will be forwarded to the Planning & Zoning Commission for review and recommendation. The Commission recommendation will be forwarded to the Board of Supervisors.

With this change made to the ordinance, Commissioner Renee Zeising motioned to recommend approval to the Board of Supervisors, motion was seconded by Commissioner Mickie Nye and the motion unanimously passed.

7. Amendment to the Gila County Rules of Procedures: Proposed changes to the Gila County Rules of Procedure to correspond with the proposed Clean and Lien Ordinance. Tabled from August 21, 2008 meeting.

Bob Gould, Director of Community Development stated that there was one additional change to the Rules of Procedures, ten (10) days was changed to fifteen (15) days throughout the document.

With no further discussion and no comments from the public, Chairman Ascoli called for a motion. Commissioner Mickie Nye motioned to recommend approval to the Board of Supervisors, Commissioner Travis Williams seconded the motion and the motion passed unanimously.

8. Date & time for the next scheduled meeting

Since the Hwy 60/70 Regional Design Review Project will be on the next agenda, it was determined that the next Planning and Zoning Meeting will be held in Globe.

9. Adjourn

Motion to adjourn made by Vice-Chairperson Lori Brown, seconded by Chairman Don Ascoli, motion unanimously passed and the meeting adjourned at 12:22 pm.

